

IT IS HEREBY ADJUDGED  
and DECREED this is SO  
ORDERED.

The party obtaining this order is responsible for  
noticing it pursuant to Local Rule 9022-1.

Dated: October 29, 2009



**TIFFANY & BOSCO**  
P.A.

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*Randolph J. Haines*

**RANDOLPH J. HAINES  
U.S. Bankruptcy Judge**

Mark S. Bosco  
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Attorneys for Movant

09-25160/7029641847

**IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE DISTRICT OF ARIZONA**

IN RE:

Isabel Osuna  
Debtor.

Mortgage Electronic Registration Systems, Inc. as  
nominee for Bank of America

Movant,  
vs.

Isabel Osuna, Debtor, David A. Birdsell, Trustee.

Respondents.

No. 2:09-bk-23847-RJH

Chapter 7

ORDER

(Related to Docket #5)

Movant's Motion for Relief from the Automatic Stay and Notice along with the form of proposed Order Lifting Stay, having been duly served upon Respondents, Respondents' counsel and Trustee, if any, and no objection having been received, and good cause appearing therefore,

IT IS HEREBY ORDERED that all stays and injunctions, including the automatic stays imposed

1 by U.S. Bankruptcy Code 362(a) are hereby vacated as to Movant with respect to that certain real  
2 property which is the subject of a Deed of Trust dated February 22, 2006 and recorded in the office of the  
3 Maricopa County Recorder wherein Mortgage Electronic Registration Systems, Inc. as nominee for Bank  
4 of America is the current beneficiary and Isabel Osuna has an interest in, further described as:

5 Lot 56, COUNTRY PLACE PHASE 2B, PARCEL 25, according to the plat of record in the  
6 office of the County Recorder of Maricopa County, Arizona in Book 637 of maps, page 29

7 IT IS FURTHER ORDERED that Movant may contact the Debtor(s) by telephone or written  
8 correspondence regarding a potential Forbearance Agreement, Loan Modification, Refinance  
9 Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement  
10 with Debtors. However, Movant may not enforce, or threaten to enforce, any personal liability against  
11 Debtors if Debtors' personal liability is discharged in this bankruptcy case.

12 IT IS FURTHER ORDERED that this Order shall remain in effect in any bankruptcy chapter  
13 to which the Debtor may convert.

14  
15 DATED this \_\_\_\_ day of \_\_\_\_\_, 2009.

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17 \_\_\_\_\_  
18 JUDGE OF THE U.S. BANKRUPTCY COURT  
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